

# Local Market Update – June 2023

A RESEARCH TOOL PROVIDED BY THE GREATER CAPITAL ASSOCIATION OF REALTORS®



## City of Saratoga Springs

**- 50.7%**

Change in  
New Listings

**- 46.5%**

Change in  
Closed Sales

**+ 28.0%**

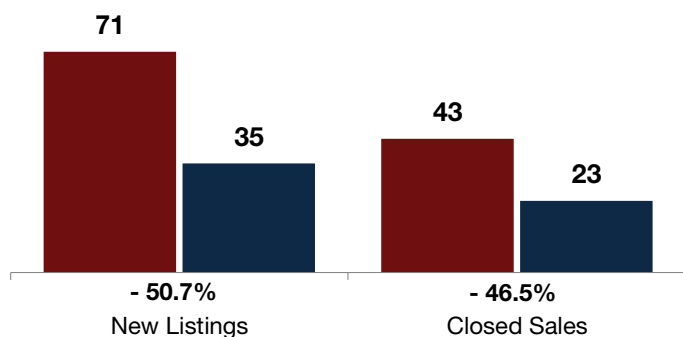
Change in  
Median Sales Price

	June			Year to Date		
	2022	2023	+ / -	2022	2023	+ / -
New Listings	71	35	- 50.7%	286	160	- 44.1%
Closed Sales	43	23	- 46.5%	161	125	- 22.4%
Median Sales Price*	\$500,000	<b>\$640,000</b>	+ 28.0%	\$555,000	<b>\$565,254</b>	+ 1.8%
Percent of Original List Price Received*	102.5%	<b>97.1%</b>	- 5.2%	101.6%	<b>99.0%</b>	- 2.5%
Days on Market Until Sale	16	<b>30</b>	+ 86.4%	29	<b>28</b>	- 2.2%
Inventory of Homes for Sale	82	<b>45</b>	- 45.1%	--	--	--
Months Supply of Inventory	3.3	<b>1.9</b>	- 41.6%	--	--	--

\* Does not account for seller concessions. | Activity for one month can sometimes look extreme due to small sample size.

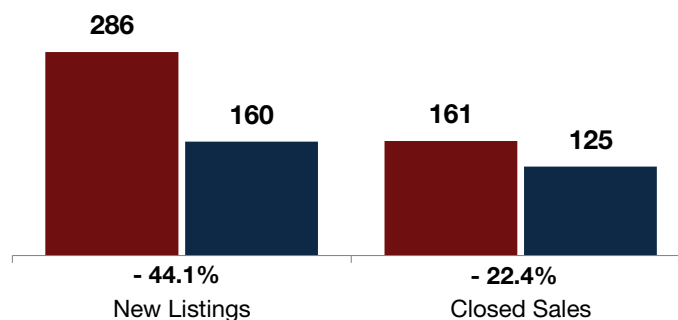
### June

■ 2022 ■ 2023

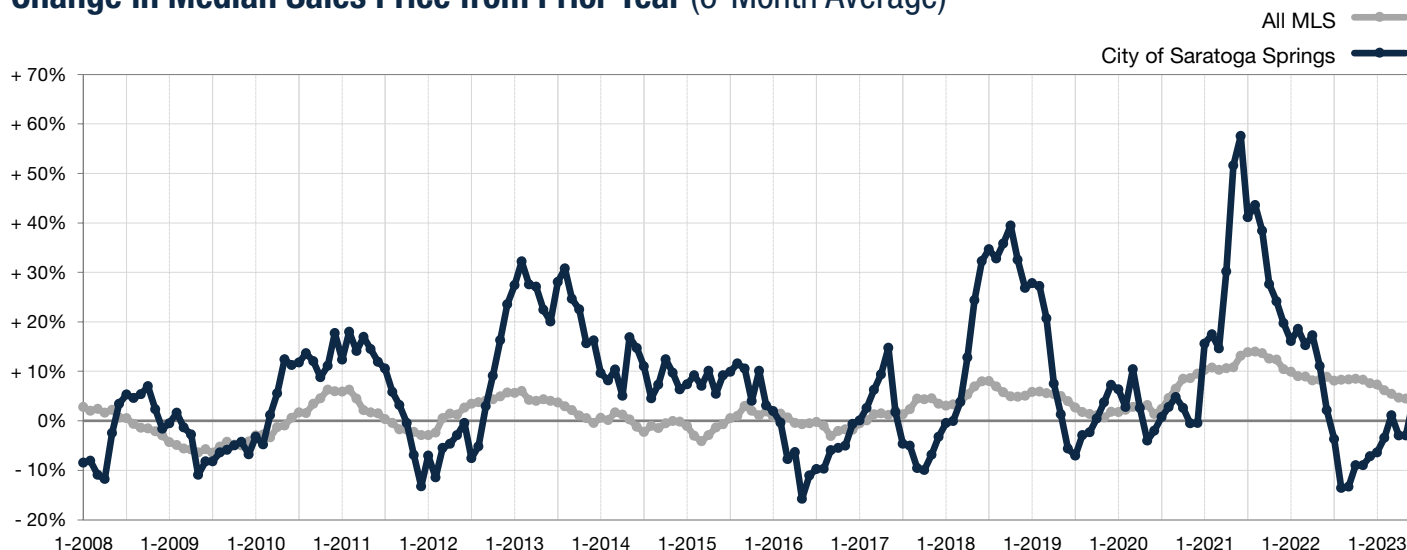


### Year to Date

■ 2022 ■ 2023



### Change in Median Sales Price from Prior Year (6-Month Average)\*\*



\*\* Each dot represents the change in median sales price from the prior year using a 6-month weighted average. This means that each of the 6 months used in a dot are proportioned according to their share of sales during that period.